


# LEWIS COUNTY COMMUNITY DEVELOPMENT DEPARTMENT

## MEMORANDUM

To: Planning Commission  
From:  Karen Witherspoon, Senior Project Planner  
Date: February 12, 2015  
Subject: Open Space Tax program applications 2015

Attached for the Planning Commission review is the memorandum from Dianne Dorey, Lewis County Assessor forwarding the results of the Public Benefit Rating System Committee's work on the applications for tax deferral under the Open Space program.

Lewis County Code 3.50.130 and 3.50.140 list the Planning Commission's role in the process in reviewing applications for the Open Space Program.

### **3.50.130 Planning Commission public hearing.**

As mandated by RCW 84.34.037(1), applications for classification or reclassification shall be acted upon in the same manner in which an amendment to the Lewis County comprehensive plan is processed. Therefore, following the receipt of the recommendation of the committee, the Lewis County planning commission shall conduct a public hearing for each application pursuant to the requirements of RCW 36.70A.130.

### **3.50.140 Recommendation of the Planning Commission.**

Following the public hearing the planning commission shall:

- (1) Determine if the proposed reclassification conforms to the goals and policies of the comprehensive plan and this chapter;
- (2) Make a recommendation for approval, approval with conditions, or denial to the board; and
- (3) Transmit the recommendation to the board, together with all conditions, findings and supporting documentation no later than 14 days following the planning commission decision.

The four applications are as follows:

#### **Notebuyers LLC et al**

Parcel Number 011970000000,  
011969013002 & 011969013001  
Zoning: RDD-20 & County Urban  
Reserve  
Acreage: 185.00

#### **Ronald Smith**

Parcel Numbers: 029689000000  
Zoning: FRL  
Acreage: 40.00

#### **Patrick Leigh**

Parcel Numbers: 020725011001,  
020725011002 & 020725011003  
Zoning: RDD-10  
Acreage: 33.55

#### **Susan Lindeman**

Parcel Numbers: 011985007000,  
011985008000 & 011985009000  
Zoning: ARL  
Acreage: 15.14

The committee's review found that the properties contribute to the retention and conservation of open space as defined in LCC 3.50.030. Therefore, the committee recommends the properties be included in the open space assessment program.